

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																	
RICHARDS JOHN A TR RICHARDS DONNA L TR 105 PEASE RD EAST LONGMEADOW MA 01028 GIS ID F_388165_2843070 Mailed												Description RESIDNTL. RES LAND		Code 101 101		Appraised 365200 127300		Assessed 365,200 127,300		1006 EAST LONGMEADOW									
				TOPO WET		EASEMENT		TRAFFIC		CORNER																			
				DRAINAGE				VIEW		COMMUNITY																			
				SUPPLEMENTAL DATA																									
Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY Received NIA Field 8 Field 9 Field 10 Assoc Pid#												Total		492,500		492,500													
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)													
RICHARDS JOHN A TR RICHARDS JOHN A COLLARO FRANCIS A				23073 0158		02-03-2020		U		I		100		1A		Year		Code		Assessed		Year		Code		Assessed			
				09093 0493		03-30-1995		U		I		170,000				2024		101		302,000		2023		101		277,300			
				05901 0137		09-19-1985		U		I		136,000						101		127,300		2022		101		115,600			
																Total		429,300		Total		392,900		Total		351,600			
EXEMPTIONS						OTHER ASSESSMENTS										This signature acknowledges a visit by a Data Collector or Assessor													
Year		Code		Description		Amount		Code		Description		YEAR		Amount										Comm Int					
Total																													
ASSESSING NEIGHBORHOOD																APPRAISED VALUE SUMMARY Appraised BLDG. Value (Card) 365,200 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 0 Appraised Land Value (Bldg) 127,300 Special Land Value 0 Total Appraised Parcel Value 492,500 Valuation Method C Adjustment Net Total Appraised Parcel Value 492,500													
Nbhd		Nbhd Name				Tracing		Batch																					
0001						101		MG																					
NOTES																													
FACES S MEADOW																													
RE CHECK 6/25 OR UPON CC																													
B-23-494 COMP 10/9/24																													
BUILDING PERMIT RECORD																VISIT / CHANGE HISTORY													
Permit Id		Issue Date		Type		Description		Amount		Insp Date		% Comp		Date Comp		Comments		Date		Type		Is		Id		Cd		Purpose/Result	
B-23-494		07-31-2023		4		ADDITION		100,000		06-14-2024		95		06-14-2024		BEDROOM ADDITI		06-14-2024						400		15		PERMIT VISIT	
201702763		10-19-2017		91		INSULATION		3,950				0						05-20-2016						317		15		PERMIT VISIT	
201500795		04-09-2015		21		SIDING		18,000		05-20-2016		100		05-20-2016		FNH.BSMT		03-06-2009						317		3		MEAS+INSPCTD	
301		12-07-1995		MN		Manual Note		5,000										05-10-2004						318		14		INSPECTED	
																		05-09-2002						274		14		INSPECTED	
																		04-19-2002						250		22		MAILER SENT	
																		04-04-2002						274		2		MEASURED	
LAND LINE VALUATION SECTION																													
B	Use Co	Description		Zone	D	Fronta	Depth	Land Units		Unit Price	I. Fact	S.A.	Ac Di	C. Fact	St. Idx	Adj	Notes		Special Pricing				Size A	Adj Unit Pric	Land Value				
1	101	ONE FAM		RA				25,066	SF	4.70	1.200	7	LAND	1.00	MG	1.00					0	TRF2	0.9	1.000	5.08	127,300			
Total Card Land Units								0.58	AC	Parcel Total Land Area: 0.58								Total Land Value										127,300	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	05	CAPE	Central Vac	1	YES
Model	01	RESIDENTIAL	Basement Floor	12	CONCRETE
Grade	C+	AVG. (+)	Bsmt Garage	0	
Stories	1.75	1 3/4 STORIES	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	Percentage
Roof Structure	1	GABLE			100
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	1	DRYWALL			0
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1			Adj Base Rate	120.35	
Interior Floor 2	4	CARPET	RCN	468,146	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1985	
AC Type	03	FULL	Effective Year Built	1999	
Bedrooms	4		Depreciation Code	GD	
Full Baths	3		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %	22	
Total Rooms	8		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style	N	NONE	Cost Trend Factor	1	
Kitchens	1		Condition	NC	
Kitchen Style	A	AVERAGE	% Complete	78	
Extra Kitchens	0		Overall % Condition	78	
Extra Kitchen St	N	NONE	RCNLD	365,200	
FBM Sqft	868		Dep % Ovr		
FBM Quality	3		Dep Ovr Comment		
FIN ATC Sqft			Misc Imp Ovr		
FIN ATC Quality			Misc Imp Ovr Comment		
Fireplaces	1		Cost to Cure Ovr		
WS Flues	0		Cost to Cure Ovr Comment		

OB - OUTBUILDING & YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B)													
Code	Description	Su	Sub Type	Lan	Units	Unit Price	Yr Blt	%	Dep.	Cond	Gra	Qual	Apprais Va

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
ATC	ATTIC	63	252		36.76	9,263
BMT	BASEMENT	0	1,636		29.39	48,079
EFP	ENCL PORCH	0	252		73.52	18,526
FFL	1ST FLOOR	1,636	1,636		147.03	240,542
GAR	GARAGE	0	484		58.93	28,524
STG	STORAGE	0	242		58.93	14,262
TQS	3/4 STORY	741	988		110.27	108,950
Ttl Gross Liv / Lease Area		2,440	5,490			468,146

